



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:22:11
Page 1

Assessment Data					Primary Image																																																											
Account 660104977 Parcel ID 20N16E-27-2-00000-001-0001 Cadastral ID 27-20-16-00621 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 2 - INOLA RURAL Name ID 333428 SALLEY, CHARLES ANDREW & BRENDA L FAMILY REVOCABLE TRUST PO BOX 1272 INOLA OK 74036-0000 Parcel Location Situs 13513 E 580 RD Subdivision Lot/Block / Parcel Size 20 - Acres Sec/Twn/Rng 27 / 20 / 16 / 2 Neighborhood 2016 - UNPLATTED LAND School District S005 - INOLA SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_1122\IMG_0004. 11/23/2021</p>																																																											
Legal Description Lat/Long: 36.17875365 -95.59534369 W2 SE SW																																																																
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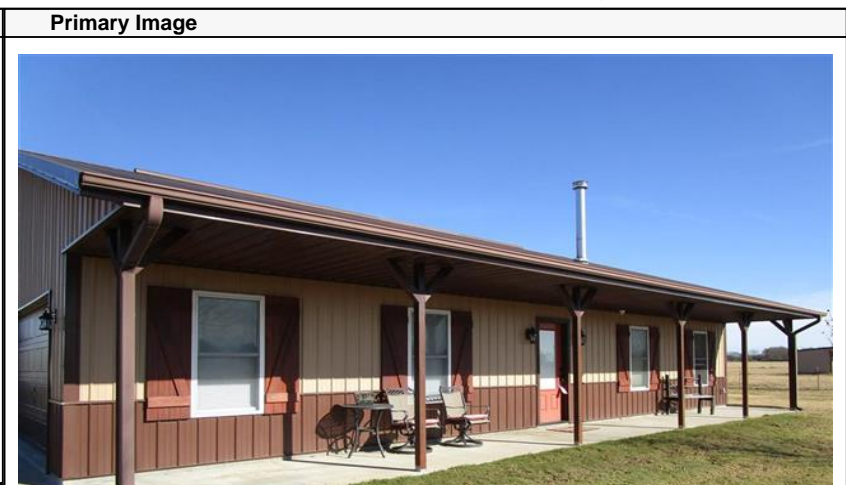
Rogers

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Date 04/18/2026
 Time 10:22:11
 Page 2

Lot Data - Units-Buildable - UNPLATTED LAND (UNITS BUILDABLE)	
Lot Size	
Lot Count	
Units Buildable	
Non-Ag Acres	
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	1,820 / 1,820
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,820
Fixture/RghIn	13 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	460 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	2013 / 10

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	98.99	Total Misc Impr	+ 10,951	Roofing Adj	+ 5.49	Garage Cost	+ 18,759
Subfloor Adj	+ -2.43	Total RCN	= 256,646	Heat/Cool Adj	+ 12.64	Depreciation (10%)	- 25,665
Plumbing Adj	+ 10.00	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 230,981
Adj Base Cost	= 124.69	Lot Value	+ 230,981	Total Area	x 1,820	Indicated Value	= 230,981
Adjusted Cost	= 226,936	Value Per SqFt	126.91				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	230,981		
Lot Value			
Indicated Value	230,981	126.91	Per SqFt
Agland Value	1,440		
Site Improvements	53,450		
Total Value	285,871	157.07	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2016	1	0.00		
PRCH	SLAB PORCH - COVERED	117865	12x8		96	26.63		2,556
PRCH	SLAB PORCH - COVERED	117866	54x6		324	25.91		8,395



Rogers

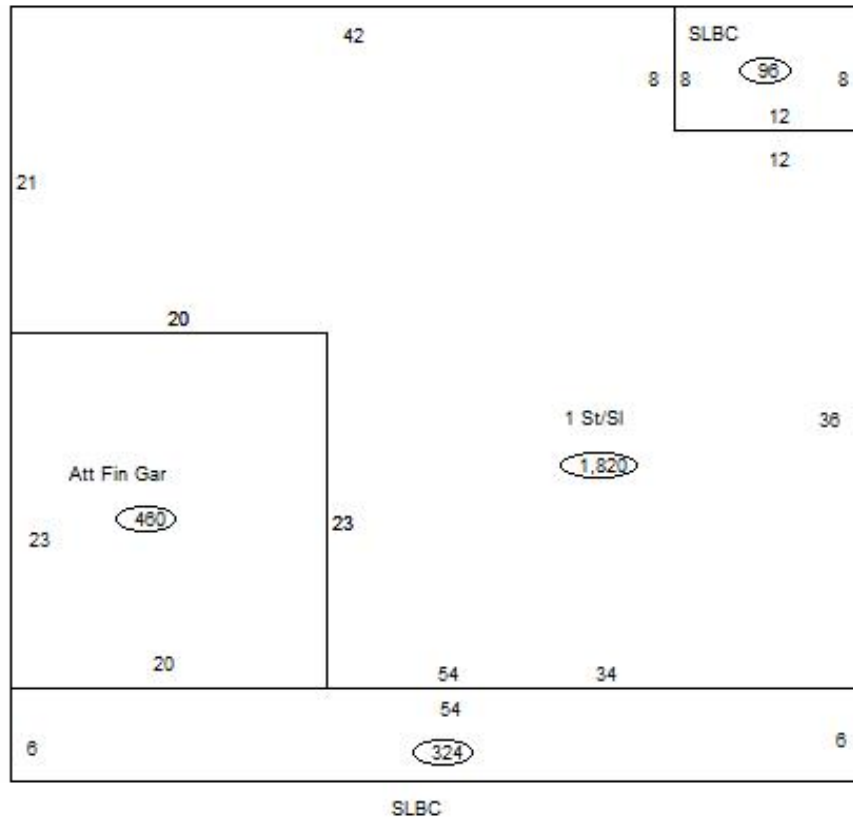
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Date 04/18/2026
 Time 10:22:11
 Page 3

Sketch Image

660104977



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,820	1.000	1,820
2	G	5		13	Att Fin Gar	460	1.000	460
3	M	PRCH		13	SLBC	96	1.000	96
4	M	PRCH		13	SLBC	324	1.000	324
Total Building Area						1,820		1,820



Rogers

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Date 04/18/2026

Time 10:22:11

Page 4

Outbuildings/Site Improvements

660104977

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	LOAF	Loafing Shed	10x12x8	Dirt	Formed Metal	120	
	Qual	3	Cond 3	Year 2022	Eff Age 3		
	Valuation Summary		Modifier Total	RCN	Depr (14% Phys/ % Func)	RCNLD	
	Base Cost (6.82 x 120)		818		818	115	703
	LOAF	Loafing Shed	14x8x8	Dirt	Formed Metal	112	
	Qual	3	Cond 3	Year 2022	Eff Age 3		
	Valuation Summary		Modifier Total	RCN	Depr (14% Phys/ % Func)	RCNLD	
	Base Cost (6.82 x 112)		764		764	107	657
	SHDS	Shed - Small	9x9x8	Concrete	Formed Metal	81	
	Qual	3	Cond 3	Year 2022	Eff Age 3		
	Valuation Summary		Modifier Total	RCN	Depr (14% Phys/ % Func)	RCNLD	
	Base Cost (29.43 x 81)		2,384		2,956	414	2,542
	Warm & Cooled Air		Total Area 81				572
	HAYS	Hay Shed Open Sides	26x26x12	Dirt	Formed Metal	676	
	Qual	3	Cond 3	Year 2022	Eff Age 3		
	Valuation Summary		Modifier Total	RCN	Depr (11% Phys/ % Func)	RCNLD	
	Base Cost (8.93 x 676)		6,037		6,037	664	5,373
	LOAF	Loafing Shed	16x10x8	Dirt	Formed Metal	160	
	Qual	3	Cond 3	Year 2020	Eff Age 5		
	Valuation Summary		Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD	
	Base Cost (6.82 x 160)		1,091		1,091	251	840
	BNGP	Barn - General Purpose	60x36x12	Concrete	Formed Metal	2,160	
	Qual	3	Cond 3	Year 2013	Eff Age 10		
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD	
	Base Cost (23.68 x 2,160)		51,149		51,149	10,230	40,919
	BFT1	Bulk Feed Tank - Single	10x10x10	Base		18	
	Qual	3	Cond 3	Year 2010	Eff Age 12		
	Valuation Summary		Modifier Total	RCN	Depr (52% Phys/ % Func)	RCNLD	
	Base Cost (277.34 x 18)		5,034		5,034	2,618	2,416



Rogers

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Time 10:22:11
Page 5

Agland Inventory

660104977

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30			20.000	72	72	1,440	1,440
NTV PST Totals						20.000			1,440	1,440
Total Agland						20.000			1,440	1,440